



# FRESENIUS KIDNEY CARE

## Fresenius Kidney Care

3500 Lacey Road, Downers Grove, IL 60515  
T 630-960-6807 F 630-960-6812  
Email: lori.wright@fmc-na.com

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October 4, 2018

Ms. Courtney Avery  
Administrator  
Illinois Health Facilities & Services Review Board  
525 West Jefferson, 2<sup>nd</sup> Floor  
Springfield, IL 62761

**Re: Annual Progress Report. Section 1130.760**  
**Project #17-025, Fresenius Medical Care Crestwood**  
**Permit Holder: Dialysis Centers of America – Illinois, Inc., and Fresenius Medical**  
**Care Holdings, Inc.**  
**Permit Amount: \$7,748,123**

Dear Ms. Avery:

Enclosed please find the annual progress report which summarizes the status of the above-mentioned project.

If you have any questions, please contact me at 630-960-6807.

Sincerely,

Lori Wright  
Senior CON Specialist

cc: Clare Connor

October 4, 2018

**Annual Progress Report, Section 1130.760**

**Project #17-025, Fresenius Medical Care Crestwood**

**Permit Holder:** Dialysis Centers of America – Illinois, Inc. and Fresenius Medical Care Holdings, Inc.

**Permit Amount:** \$7,748,123

This report summarizes the status of the above-mentioned project located at 4815 Midlothian Turnpike, Crestwood, IL 60445.

**Status of the Project**

This project is for the relocation of the 24-station Fresenius Crestwood ESRD facility. The project was obligated on September 26, 2017 with the execution of the lease. The facility began treating patients on September 9, 2018 and is waiting for CMS certification to be complete.

**Application and Certificate for Payment (AIA G702)**

Application for payment attached.

**Anticipated Completion Date**

The project 99% complete and is expected to be complete prior to March 31, 2019.



## FRESENIUS KIDNEY CARE

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### Sources and Uses of Funds

All Project financing to date has been funded from available cash and its equivalents as reported on the company's financial statements. The right to occupy the premises is secured through a leasing arrangement. This leasing arrangement is utilized to obligate the project. Project costs have not exceeded the approved permit amount.

#### Project Costs and Sources of Funds

Line Item	Allowance/CON	Realized Costs
Preplanning Costs	N/A	N/A
Site Survey & Soil Investigation	N/A	N/A
Site Preparation	N/A	N/A
Off-site work	N/A	N/A
New Construction Contracts	N/A	N/A
Modernization	1,835,844	1,082,800
Contingencies	176,324	N/A
Architectural/Engineering	185,000	111,685
Consulting and other fees	N/A	N/A
Movable & Other Equipment	482,400	396,727
Bond Issuance Expense	N/A	N/A
Net Interest Expense during Construction	N/A	N/A
FMV of Leased Space & Equipment	5,068,555	5,068,555
Other Costs to be Capitalized	N/A	N/A
Acquisition of Building or other Property (excluding land)	N/A	N/A
<b>Total Project Costs</b>	<b>7,748,126</b>	
<b>Realized Total Project Costs To Date</b>		<b>6,659,767</b>

**APPLICATION AND CERTIFICATION FOR PAYMENT**  
AIA DOCUMENT G702/CMA

CONSTRUCTION MANAGER-ADVISER EDITION

PAGE ONE OF 3

**TO CONTRACTOR:**  
DiNaso & Sons Construction Co., Inc.  
9910 W. 191st St., Suite A  
Mokena, IL 60448

**PROJECT:**  
FKC Crestwood #4306-6  
4815 Midlothian Turnpike  
Crestwood, IL

**APPLICATION NO:** 4  
**PERIOD TO:** 05/21/18

**Distribution to:**  
☒ OWNER  
☐ ARCHITECT

**FROM SUBCONTRACTOR:**  
DiNaso & Sons Construction Co., Inc.  
9910 W. 191st St., Suite A  
Mokena, IL 60448

**OWNER:**  
Net3 (Crestwood), LLC  
220 North Green Street  
Chicago, IL 60607

**PROJECT NOS:** 4306-6 ☒ CONTRACTOR

**CONTRACT DATE:** September 21, 2017

**CONTRACT FOR:**  
General Construction

**CONTRACTOR'S APPLICATION FOR PAYMENT**

Application is made for payment, as shown below, in connection with the Contract.  
Continuation Sheet, AIA Document G703, is attached.

1. ORIGINAL CONTRACT SUM \$ 1,059,000.00  
2. Net change by Change Orders \$ 23,799.60  
3. CONTRACT SUM TO DATE (Line 1 + 2) \$ 1,082,799.60  
4. TOTAL COMPLETED & STORED TO DATE (Column G on G703) \$ 1,082,799.60  
5. RETAINAGE:  
a. 0 % of Completed Work \$ 0.00  
(Column D + E on G703)  
b. 10 % of Stored Material 0.00  
(Column F on G703)  
Total Retainage (Lines 5a + 5b or Total in Column I of G703) \$ 0.00  
6. TOTAL EARNED LESS RETAINAGE \$ 1,082,799.60  
(Line 4 less Line 5 Total)  
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate) \$ 973,732.59  
8. CURRENT PAYMENT DUE \$ 109,067.01  
9. BALANCE TO FINISH, INCLUDING RETAINAGE \$ 0.00  
(Line 3 less Line 6)

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	\$22,925.10	\$0.00
Total approved this Month	\$874.50	\$0.00
<b>TOTALS</b>	<b>\$23,799.60</b>	<b>\$0.00</b>
<b>NET CHANGES by Change Order</b>	<b>\$23,799.60</b>	

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

**CONTRACTOR:** DiNaso & Sons Construction Co., Inc.

By: Charles P. D. Date: June 12, 2018

State of: Illinois County of: Cook  
Subscribed and sworn to before me this 12th day of June, 2018  
Notary Public: Christine A. Hassel  
My Commission expires: 7-5-19

**CERTIFICATE FOR PAYMENT**

In accordance with the Contract Documents, based on on-site observations and the data comprising the application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.  
AMOUNT CERTIFIED ..... \$ 109,067.01  
(Attach explanation if amount certified differs from the amount applied. Initial all figures on this Application and on the Continuation Sheet that are changed to conform with the amount certified.)  
**CONSTRUCTION MANAGER:**

OFFICIAL SEAL  
CHRISTINE A HASSEL  
NOTARY PUBLIC - STATE OF ILLINOIS  
MY COMMISSION EXPIRES: 07/05/19

By: \_\_\_\_\_ Date: \_\_\_\_\_  
**ARCHITECT:**

By: \_\_\_\_\_ Date: \_\_\_\_\_

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.